

## WARRANTY DEED

TRANSFER  
TAX  
PAID

016681

KNOW ALL MEN BY THESE PRESENTS, that We, RONALD L. LANDRY and MARGARET S. LANDRY, of Belgrade Lakes in the County of Kennebec and State of Maine, in consideration of one dollar (\$1.00) and other valuable consideration, paid by JOHN PATTEN, JR.; ALBERT G. MEYER, III; and DAVID W. POULIN, whose mailing address is 16 Spruce Street, Augusta, Maine. the receipt whereof we do hereby acknowledge, do hereby GIVE, GRANT, BARGAIN, SELL and CONVEY unto the said John Patten, Jr.; Albert G. Meyer, III; and David W. Poulin, as tenants in common, their heirs and assigns forever, the following described premises:

A certain lot or parcel of land, with the buildings thereon, situated in Waterville, County of Kennebec and State of Maine, bounded and described as follows:

BEGINNING in the northerly line of Sherwin Street at a point sixty-two (62) feet easterly of the southeasterly corner of land now or formerly of Peter Cote; thence northerly at right angles to said Sherwin Street a distance of ninety (90) feet to the southerly line of Healey Court; thence westerly along the southerly line of said Healey Court a distance of fifty (50) feet to the easterly line of Green Street; thence southerly along the easterly line of said Green Street a distance of thirty-two and seventy-five hundredths (32.75) feet to the northwesterly corner of land of said Cote; thence easterly along said Cote's northerly line a distance of three (3) feet to said Cote's northeasterly corner; thence southerly along said Cote's easterly line a distance of seventy-eight (78) feet to the northerly line of said Sherwin Street at said Cote's southeasterly corner; thence easterly along the northerly line of said Sherwin Street a distance of sixty-two (62) feet to the point of beginning.

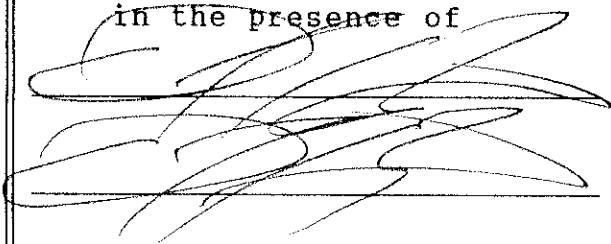
Meaning and intending to convey the same premises conveyed to the within Grantors by warranty deed of Agar Supply Co., Inc. dated December 21, 1982, and reorded in the Kennebec County Registry of Deeds in Book 2531, Page 172.

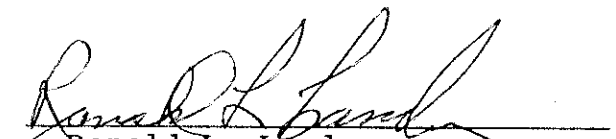

TO HAVE AND TO HOLD the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said John Patten, Jr.; Albert G. Meyer, III; and David W. Poulin, their heirs and assigns, to them and their use and behoof forever.

And we do COVENANT with the said grantees, their heirs and assigns, that we are lawfully seized in fee of the premises; that they are free of all encumbrances; that we have good right to sell and convey the same to the said grantees to hold as aforesaid; and that we and our heirs shall and will WARRANT AND DEFEND the same to the said John Patten, Jr.; Albert G. Meyer, III; and David W. Poulin, their heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, we, the said Ronald L. Landry and Margaret S. Landry, joining in this deed as grantors and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands this 15th day of July, in the year of our Lord one thousand nine hundred and eighty-eight.

SIGNED, SEALED AND DELIVERED  
in the presence of




  
Ronald L. Landry  
  
Margaret S. Landry

STATE OF MAINE  
KENNEBEC, ss.

July 15, 1988

Then personally appeared the above named Ronald L. Landry and acknowledged the above instrument to be his free act and deed.

Before me,

  
Notary Public  
KIM M. CROCKER  
NOTARY PUBLIC, MAINE  
MY COMMISSION EXPIRES MARCH 3, 1995  
Typed or Printed Name of  
Notary Public

